

# Big Sur Land Use Advisory Committee

Tuesday, February 14, 2023

9:00 AM

## IMPORTANT NOTICE REGARDING COVID-19 & PARTICIPATION IN THE LAND USE ADVISORY COMMITTEE MEETINGS

Monterey County Land Use Advisory Committees shall be held by teleconference in order to minimize the spread of the COVID-19 virus, in accordance with the State of Emergency proclaimed by Governor Newsom on March 4, 2020, Government Code section 54953 as amended by AB 361, and the Monterey County Health Officer recommendation of social distancing measures for meetings of legislative bodies.

To participate in this Monterey County Land Use Advisory Committee meeting, the public are invited to observe and address the Committee telephonically or electronically. Instructions for public participation are below:

### Participate via Zoom Meeting Link:

<https://montereycty.zoom.us/j/98805815521?pwd=YVFzT0RnU0dGc2hLQS92T2tCaVFIUT09&from=addon>

**Participate via Phone:** Dial 1-669-900-6833; when prompted enter Meeting ID # 988 058 15521

**Password (if required):** 994937

### Public Participation Instructions:

The meeting will be conducted via teleconference using the Zoom program, and Committee Members will attend electronically or telephonically. The meeting will have no physical location to physically attend. The public may observe the Zoom meeting via computer by clicking on the meeting link listed above, or the public may listen via phone by dialing the phone number listed above and then when prompted, entering the Meeting ID Access Code listed above as well.

You will be asked for a "Participant ID". You do not need a Participant ID to join the meeting, press the pound key (#) again and you will be automatically connected.

1. If a member of the public wishes to comment on a particular agenda item, the public is strongly encouraged to submit their comments in writing via email to the assigned planner. Email addresses can be found on the Monterey County HCD Planning website at the following link: <https://www.co.monterey.ca.us/government/departments-a-h/housing-community-development/about-us/hcd-staff-directory-2022/-sortn-LastName/-sortd-asc/>. Comments should be submitted by 2:00 p.m. the business day prior to the committee meeting date. To assist County staff in identifying the agenda item to which the comment relates, the public is requested to include the file number in the subject line. Comments received by the 2:00 p.m. deadline will be distributed to the Committee and will be placed in the record.
2. Applicants and members of the public wishing to comment on a specific agenda item while the matter is being heard during the meeting may participate by any of the following means:
  - a. When the Chair calls for public comment on an agenda item, the County staff member running the Zoom meeting will first ascertain who wants to testify (among those who are in the meeting electronically or telephonically) and will then call on speakers and unmute their device one at a time. Public speakers including the applicant may be broadcast in audio form only.
  - b. If speakers or other members of the public have documents they wish to distribute to the

Committee for an agenda item, they are encouraged to submit such documents via email to the assigned planner at their email address. Email addresses can be found on the Monterey County HCD Planning website at the following link: <https://www.co.monterey.ca.us/government/departments-a-h/housing-community-development/about-us/hcd-staff-directory-2022/-sortn-LastName/-sortd-asc/> .

Documents should be submitted by 2:00 p.m. to the assigned planner on the business day prior to the committee meeting date. To assist staff in identifying the agenda item to which the comment relates, the public is requested to include the file number in the subject line.

- c. If applicants or members of the public want to present documents/Power Point presentations while speaking, they should submit the document electronically by 2:00 p.m. on business day prior to the committee meeting date to the assigned planner at their email address. Email addresses can be found on the Monterey County HCD Planning website at the following link: <https://www.co.monterey.ca.us/government/departments-a-h/housing-community-development/about-us/hcd-staff-directory-2022/-sortn-LastName/-sortd-asc/> . (If submitted after that deadline, staff will make best efforts, but cannot guarantee, to make it available to present during the meeting.)
- d. While the matter is being heard, a member of the public may submit a comment via email, preferably limited to 250 words or less, to the Land Use Advisory Committee liaison listed on the agenda. To assist staff in identifying the agenda item to which the comment relates, the public is requested to include the file number in the subject line. If the comment is received prior to close of public comment on an agenda item, every effort will be made to read the comment into the record, but some comments may not be read out loud due to time limitations or length of the comment (if the comment exceeds 250 words).

Comments received prior to the close of the public comment period on an agenda item will be made part of the record for that item.

3. Members of the public who wish to make a general public comment for items not on the day's agenda may submit their comment via email, preferably limited to 250 words or less, to the Land Use Advisory Committee liaison listed on the agenda. The Land Use Advisory Committee name & meeting date and "general comment" should be indicated in the subject line. The comment will be placed in the record for the meeting, and every effort will be made to read the comment into the record at the appropriate time on the agenda.
4. Individuals with disabilities who desire to request a reasonable accommodation or modification to observe or participate in the meeting may make such request by sending an email to the clerk at [EstradaAR@co.monterey.ca.us](mailto:EstradaAR@co.monterey.ca.us) . The request should be made no later than noon two (2) business days prior to the Land Use Advisory Committee meeting date in order to provide time for the County to address the request.
5. The Chair and/or Secretary may set reasonable rules as needed to conduct the meeting in an orderly manner.

## **CALL TO ORDER**

## **ROLL CALL**



**Project Description:** Combined Development Permit consisting of: 1) Coastal Development Permit and Design Approval to allow campground improvements including a replacement septic system and relocation of camp sites, demolition of approximately 12,840 square feet of existing campground common spaces and construction of a 200 square foot gatehouse, 800 square foot campground retail store, 3,000 square foot general store, 2,500 square foot education and history center, 3,00 square foot lodge, and 705 square foot guest services building; 2) a Coastal Development Permit to allow development within 100 feet of Environmentally Sensitive Habitat Areas; 3) Coastal Development Permit to allow development on slopes exceeding 30 percent; and 4) Coastal Development Permit to allow development within 750 feet of a known archaeological resource.

### **OTHER ITEMS**

- A) Preliminary Courtesy Presentation by Applicants Regarding Potential Projects
- B) Announcements

### **ADJOURNMENT**